



**City of Santa Barbara**  
Airport Department

**DATE:** February 18, 2015

**TO:** Airport Commission

**FROM:** Hazel Johns, Airport Director

**SUBJECT:** Consent to Sublease – Twin Lakes Golf Course, LLC and MAJCO Corporation, dba Big Brand Tire

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**RECOMMENDATION:**

That Commission approve and authorize the Airport Director to execute a Consent to Sublease Agreement between Twin Lakes Golf Course, LLC., a California Corporation, and MAJCO Corporation, dba Big Brand Tire, as required by Lease Agreement No. 20,722, as amended.

**DISCUSSION:**

On October 15, 2002, the City entered into Lease Agreement No. 20,722 with J&J Golf Management, Inc. (J&J) for the operation of the Twin Lakes Golf Course, at the Santa Barbara Airport. The lease was assigned to Twin Lakes Golf Course LLC on August 31, 2006.

Pursuant to the subleasing provision of Twin Lake's Lease, the City's consent is required for all sublease agreements. Subleases must comply and be consistent with provisions of the master lease.

Big Brand Tire recently entered into a lease agreement for the property at 6010 Hollister Avenue for the operation of a tire shop and automobile repair center. At this time, Big Brand would like to sublease 600 square feet of Building 369 adjacent to the premises on the west. Big Brand would gain additional parking between the two buildings and use the additional space for storage and an employee break room.

Staff has reviewed the proposed sublease agreement between Twin Lakes Golf Course, LLC and Big Brand Tire and finds them to be in compliance with the master lease. Airport staff recommends approval.

**PREPARED BY:** Business & Property Division

**ATTACHMENT:** Map